



March 18, 2015

**Public Hearing Notice: Type III -
Cultural Resource Alteration**

Case File No.: **Cultural Resource
Alteration 002-14**

Project Name: **Imbrie Farm**

You are provided this notice because the city has received a request for approval of a cultural resource alteration on a site near your property in Hillsboro, Oregon. **A public hearing will be held before the Planning Commission at or shortly after 6:30 p.m., on Wednesday, April 8, 2015, in the Shirley Huffman auditorium of the Hillsboro Civic Center, 150 East Main Street, Hillsboro.**

Request: The applicant requests approval to convert the existing Imbrie House restaurant to a bed and breakfast, with certain modifications to the building exterior. The applicant also proposes to construct a 47-room hotel to the west of the existing Imbrie Hall restaurant building. The project involves expansion of the existing parking lots, construction of a new parking lot in the southeast corner of the site, and construction of fire access lanes. The project will include removal of lawn and trees in portions of the site. The Historic Landmarks Advisory Committee will review this request at their March 18, 2015 meeting and will forward their recommendation to the Planning Commission. A copy of the proposed site plan is attached for reference.

Site Address: 4045 NW Cornelius Pass Road &
21885 NW Evergreen Road

Assessor's Tax ID: 1N223CD01300 and
1N223CD01400

Location: North of NW Evergreen Road, south of
NW Imbrie Drive, east of NW Rickey Terrace and
west of NW Cornelius Pass Road (See site area
map on reverse).

Zoning: I-P Industrial Park

Hillsboro Comprehensive Plan: IN Industrial

Owner: McMenamins, Inc

Applicant: Mike McMenamin, McMenamins, Inc.

Applicant's Representative: Spencer Howard,
Artifacts Consulting, Inc.

For additional land use information on the subject site, visit Hillsboro Maps at www.hillsboro-oregon.gov
(*Navigate to Departments>Planning>Maps>Hillsboro Maps*)

The applicable approval criteria for a cultural resource alteration may be found in the Hillsboro Community Development Code (CDC), Section 12.80.030. The CDC may be viewed online at www.hillsboro-oregon.gov (*Navigate to Departments>Planning>Codes and Standards*) or in the Planning Department office. The complete application and all related criteria are available at the Hillsboro Planning Department for public inspection at no cost, and/or copies can be provided at reasonable cost.

The staff report on this matter will be available on Wednesday, April 1, 2015 at 4:00 p.m. The staff report, the application materials, and the applicable criteria are available for public inspection at no cost, or copies can be provided at reasonable cost, from 8:00 a.m. to 5:00 p.m. weekdays, excluding holidays, in the Planning Department at the Hillsboro Civic Center, 150 East Main Street, 4th floor, Hillsboro, Oregon.

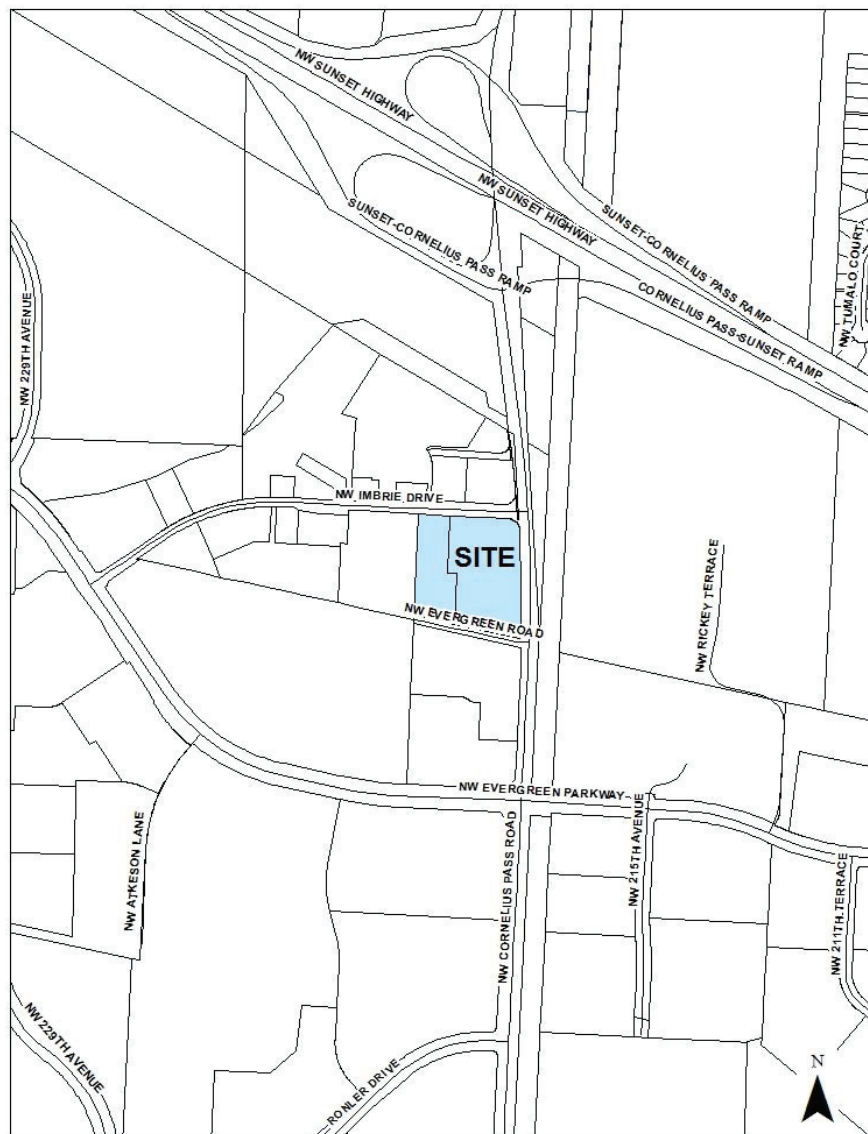
All interested persons are invited to attend this meeting and will be given an opportunity to be heard concerning the proposal. Oral testimony will be taken in the following order: applicant; other proponents; opponents; and applicant's rebuttal. Oral testimony should avoid repetition of issues, and should be based on the application or on the approval criteria listed above. ORS 197.763 provides that under certain circumstances, the record may remain open or a continuance may be granted upon the request of a participant. If you are unable to attend the hearing, you may submit a written statement to the Planning Director at the address listed on the first page of this notice, on or before the hearing date. Telephone conversations cannot be accepted as testimony. Please reference the Case File No. above on all written testimony.

Pursuant to ORS 197.763, failure to raise an issue at the final evidentiary hearing, or by close of the record, in person or by letter, or failure to provide statements or evidence sufficient to afford the decision maker an opportunity to respond to the issue precludes appeal to the Land Use Board of Appeals based on that issue.

For more information contact: Genny Bond, Senior Planner, at (503) 681-6246 or by email at genny.bond@hillsboro-oregon.gov.

Notice to Mortgagee, Lien Holder, Vendor or Seller: ORS Chapter 215 requires that if you receive this notice it must promptly be forwarded to the purchaser.

Site Area Map:





1) EXISTING SITE PARKING NEEDS TO BE SURVEY VERIFIED, IN ADDITION TO CURRENT PEDESTRIAN PATHWAYS.

McMenamins Inc.

21885 NW Imbrie Drive
Hillsboro, Oregon 97124



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